

UNION

ANNEXATION NUMBER TWO

COVER SHEET

A TRACT OF LAND SITUATED IN SECTION 5, TOWNSHIP 2 NORTH, RANGE 68 WEST AND THE SOUTH HALF OF SECTION 32, TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO, SHEET 1 OF 4

OWNER'S APPROVAL

KNOW ALL MEN BY THESE PRESENTS, THAT LIFEBRIDGE CHRISTIAN CHURCH, A COLORADO NONPROFIT CORPORATION, BEING THE SOLE OWNER AND PROPRIETOR OF THE FOLLOWING DESCRIBED LAND, TO WIT:

A TRACT OF LAND SITUATED IN SECTION 5, TOWNSHIP 2 NORTH, RANGE 68 WEST AND THE SOUTH HALF OF SECTION 32, TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF WELD, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH ONE-QUARTER CORNER OF SECTION 5 WHEN THE NORTHEAST CORNER OF SECTION 5 BEARS NORTH 89°31'00" EAST 2696.54 FEET, SAID LINE FORMING THE BASIS OF BEARING FOR THIS DESCRIPTION; THENCE NORTH 00°10'27" EAST 30.00 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26 AND THE POINT OF BEGINNING.

THENCE ALONG SAID RIGHT-OF-WAY LINE NORTH 89°31'00" EAST 2512.14 FEET; THENCE LEAVING SAID RIGHT-OF-WAY LINE ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 1478.11 FEET, A CENTRAL ANGLE OF 02°38'49", CHORD OF SAID ARC BEARS SOUTH 28°01'50" WEST 68.28 FEET) A DISTANCE OF 68.29 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26; THENCE ALONG SAID RIGHT-OF-WAY LINE SOUTH 89°31'00" WEST 83.11 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF THE GREAT WESTERN RAILWAY; THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING TWO COURSES; 1) THENCE ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS 1398.11 FEET, A CENTRAL ANGLE OF 40°20'46", CHORD OF SAID ARC BEARS SOUTH 51°25'34" WEST 964.30 FEET) A DISTANCE OF 984.51 FEET; 2) THENCE SOUTH 71°35'57" WEST 1704.79 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 3-1/2; THENCE ALONG SAID RIGHT-OF-WAY LINE SOUTH 00°43'36" WEST 1401.61 FEET TO A POINT ON THE SOUTH LINE OF THE NORTHEAST ONE-QUARTER OF SECTION 5; THENCE ALONG SAID SOUTH LINE SOUTH 89°08'40" EAST 1792.17 FEET; THENCE LEAVING SAID SOUTH LINE SOUTH 00°43'11" WEST 2401.24 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF STATE HIGHWAY 119; THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING SIX COURSES; 1) THENCE ALONG THE ARC OF A CURVE TO THE LEFT (SAID CURVE HAVING A RADIUS OF 5630.00 FEET, A CENTRAL ANGLE OF 09°44'11", CHORD OF SAID ARC BEARS NORTH 87°33'44" WEST 989.52 FEET) A DISTANCE OF 990.71 FEET; 2) THENCE SOUTH 83°36'40" WEST 194.00 FEET; 3) THENCE SOUTH 85°10'40" WEST 190.60 FEET; 4) THENCE SOUTH 87°34'40" WEST 359.60 FEET; 5) THENCE NORTH 70°23'20" WEST 65.87 FEET; 6) THENCE NORTH 89°16'05" WEST 80.01 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 3-1/2; THENCE ALONG SAID RIGHT-OF-WAY LINE NORTH 00°43'55" EAST 2416.79 FEET TO A POINT ON THE SOUTH LINE OF THE NORTHWEST ONE-QUARTER OF SECTION 5; THENCE ALONG SAID SOUTH LINE SOUTH 89°08'43" EAST 20.00 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 3-1/2; THENCE ALONG SAID RIGHT-OF-WAY LINE NORTH 00°43'36" EAST 1380.65 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF THE GREAT WESTERN RAILWAY; THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING FOUR COURSES; 1) THENCE SOUTH 71°34'28" WEST 514.79 FEET; 2) THENCE ALONG THE ARC OF A CURVE TO THE LEFT (SAID CURVE HAVING A RADIUS OF 2904.00 FEET, A CENTRAL ANGLE OF 08°20'09", CHORD OF SAID ARC BEARS SOUTH 67°24'52" WEST 422.13 FEET) A DISTANCE OF 422.50 FEET; 3) THENCE SOUTH 63°14'52" WEST 1843.45 FEET; 4) THENCE ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 1310.00 FEET, A CENTRAL ANGLE OF 05°19'20", CHORD OF SAID ARC BEARS SOUTH 65°54'32" WEST 121.64 FEET) A DISTANCE OF 121.69 FEET TO A POINT ON THE WEST LINE OF THE NORTHWEST ONE-QUARTER OF SECTION 5; THENCE ALONG SAID WEST LINE NORTH 01°04'47" EAST 831.73 FEET; THENCE LEAVING SAID WEST LINE NORTH 68°57'51" EAST 1252.56 FEET, THENCE NORTH 27°20'44" EAST 1190.29 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26; THENCE ALONG SAID RIGHT-OF-WAY LINE SOUTH 89°41'22" WEST 711.50 FEET; THENCE NORTH 36°31'56" EAST 37.49 FEET TO A POINT ON THE NORTH LINE OF THE NORTHWEST ONE-QUARTER OF SECTION 5; THENCE ALONG SAID NORTH LINE NORTH 89°41'22" EAST 15.43 FEET; THENCE NORTH 49°51'56" EAST 46.84 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26; THENCE ALONG SAID RIGHT-OF-WAY LINE NORTH 89°41'22" EAST 1586.69 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION OF THE NORTHWEST ONE-QUARTER OF SECTION 5 BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26 AND THE WESTERLY RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 3-1/2 WHEN THE NORTH ONE-QUARTER CORNER OF SECTION 5 BEARS NORTH 45°12'29" EAST 42.82 FEET; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE SOUTH 00°43'36" WEST 103.92 FEET; THENCE SOUTH 52°23'30" WEST 141.94 FEET; THENCE SOUTH 71°27'35" WEST 93.45 FEET; THENCE SOUTH 79°06'16" WEST 173.06 FEET; THENCE NORTH 88°41'43" WEST 134.80 FEET; THENCE NORTH 63°35'24" WEST 111.77 FEET; THENCE NORTH 38°40'00" WEST 57.32 FEET; THENCE NORTH 06°35'40" WEST 42.71 FEET; THENCE NORTH 16°04'00" EAST 114.11 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 26; THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE NORTH 89°41'22" EAST 616.32 FEET TO THE POINT OF BEGINNING.

THE GROSS AREA OF THE ABOVE DESCRIBED TRACT OF LAND IS 211.182 ACRES MORE OR LESS.

THE GROSS AREA OF THE ABOVE DESCRIBED EXCEPTION IS 3.113 ACRES MORE OR LESS.

THE NET AREA OF THE ABOVE DESCRIBED TRACT OF LAND IS 208.069 ACRES MORE OR LESS.

HAS CAUSED THE ABOVE DESCRIBED TRACT OF LAND TO BE ANNEXED UNDER THE NAME OF UNION ANNEXATION NUMBER TWO

OWNER: LIFEBRIDGE CHRISTIAN CHURCH, A COLORADO NON-PROFIT CORPORATION

BY: Tara Garcia
R.V. GOLDEN, AUTHORIZED REPRESENTATIVE

NOTARY CERTIFICATE:

STATE OF COLORADO)
) ss. TARA GARCIA
COUNTY OF WELD)
NOTARY PUBLIC
My Commission Expires 07/17/2010

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 24 DAY OF JUNE, 2009.

BY R.V. GOLDEN, AUTHORIZED REPRESENTATIVE,
LIFEBRIDGE CHRISTIAN CHURCH,
A COLORADO NON-PROFIT CORPORATION

WITNESS MY HAND AND OFFICIAL SEAL.

Tara Garcia
NOTARY PUBLIC
7/17/2010
MY COMMISSION EXPIRES

TOWN APPROVAL:

THIS IS TO CERTIFY THAT THE UNION ANNEXATION NUMBER TWO WAS APPROVED ON THE 24 DAY OF JUNE, 2009.

BY ORDINANCE NO. 679 AND THAT THE MAYOR OF THE TOWN OF FIRESTONE ON BEHALF OF THE TOWN OF FIRESTONE, HEREBY ACKNOWLEDGES SAID ANNEXATION UPON WHICH THIS CERTIFICATE IS ENDORSED FOR ALL PURPOSES INDICATED THEREON.

CW An
MAYOR

ATTEST:

Judy L. Hegwood
TOWN CLERK



SURVEYOR'S CERTIFICATE:

I, PETER A. BRYANT, DO HEREBY CERTIFY THAT THIS ANNEXATION MAP ACCURATELY REPRESENTS THE PROPERTY PROPOSED FOR ANNEXATION AND THAT AT LEAST ONE-SIXTH OF THE PROPERTY BOUNDARY IS CONTIGUOUS TO THE PRESENT BOUNDARY LINE OF THE TOWN OF FIRESTONE, COLORADO AND THAT THE ANNEXATION CONFORMS TO COLORADO REVISED STATUTES PERTAINING TO ANNEXATIONS.

Peter A. Bryant
COLORADO SURVEY, LLC
BY: PETER A. BRYANT, COLORADO REGISTERED PROFESSIONAL LAND SURVEYOR NO. 20673

OWNERS

LIFEBRIDGE CHRISTIAN CHURCH,
A COLORADO NON-PROFIT CORPORATION
10345 UTE HIGHWAY
LONGMONT, CO 80504

TECHNICAL CONSULTANTS

TJB CONSULTING GROUP, LLC
P.O. BOX 1348
LONGMONT, CO 80502
TODD BORGER (303) 532-2268

RESOURCE CONSERVATION PARTNERS
P.O. BOX 1522
LONGMONT, CO 80502
BARB BRUNK (303) 532-2262

COLORADO SURVEY, LLC
P.O. BOX 1348
LONGMONT, CO 80502
PETER A. BRYANT (970) 290-6521

TOTAL ACREAGE

208.069 ACRES

PERIMETER

26,820.46 FEET

1/6 REQUIRED

4,470.08 FEET

CONTIGUITY

5,866.70 FEET

BASIS OF BEARING

NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 5 BEARS NORTH 89°31'00" EAST, (ASSUMED) AND BEING MONUMENTED AS SHOWN.

COLORADO SURVEY

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303.708.0905



TJB Consulting Group
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Longmont, CO 80502
303.532.2268
303.708.0905
Civil Engineering - Site Design - Project Coordination

UNION ANNEXATION TWO

ANNEXATION MAP

| | |
|----------------------|-----------------------|
| NAME OF APPLICATION: | UNION |
| TYPE OF SUBMITTAL: | ANNEXATION |
| FILING NUMBER: | ANNEXATION NUMBER TWO |
| PHASE NUMBER: | |
| PREPARATION DATE: | MARCH 26, 2008 |
| REVISION DATE: | MARCH 2, 2009 |
| REVISION DATE: | MAY 27, 2009 |
| REVISION DATE: | JUNE 22, 2009 |
| REVISION DATE: | |

SHEET 1 OF 4

NOT A PART OF THE
SURVEY TO BE
FILED FOR
RECORD

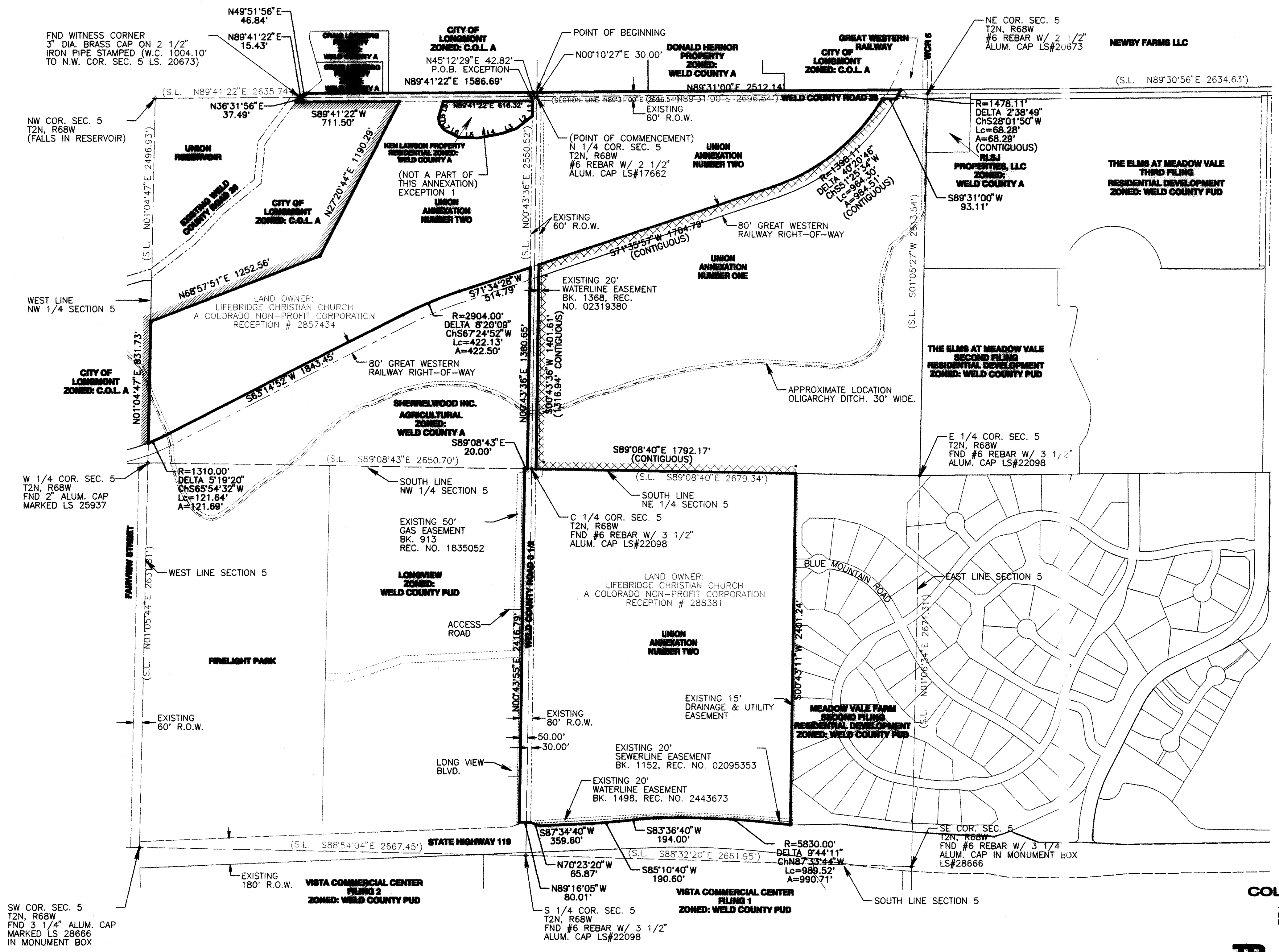
3746258 01/21/2011 03:28P Weld County, CO
2 of 4 R 41.00 D 0.00 Steve Moreno Clerk & Recorder

UNION

ANNEXATION NUMBER TWO

ANNEXATION OVERALL SHEET

A TRACT OF LAND SITUATED IN SECTION 5, TOWNSHIP 2 NORTH,
RANGE 68 WEST AND THE SOUTH HALF OF SECTION 32, TOWNSHIP
3 NORTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN,
TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO,
SHEET 2 OF 4



COLORADO SURVEY

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UNION ANNEXATION TWO

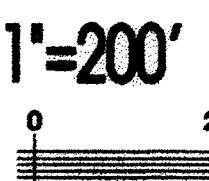
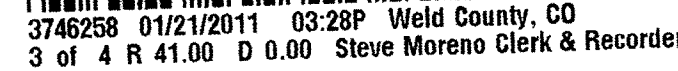
ANNEXATION MAP






| | |
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ANNEXATION SHEET

SHEET 3 OF 4

OLIGARCHY DITCH MAY BE RELOCATED IN COOPERATION WITH THE DITCH COMPANY IF AND WHEN THE DITCH IS PIPED.



| | |
|---|---------------------------------|
|  | PROPOSED ANNEXATION BOUNDARY |
|  | EXISTING RIGHT-OF-WAY |
|  | EXISTING EASEMENT |
|  | SECTION LINE |
|  | SECTION CORNER |
| S.L. | SECTION LINE |

| LINE TABLE | | |
|------------|-------------|----------|
| LINE | BEARING | DISTANCE |
| L1 | S00°43'36"W | 103.92' |
| L2 | S52°23'30"W | 141.94' |
| L3 | S71°27'35"W | 93.45' |
| L4 | S79°06'16"W | 173.06' |
| L5 | N88°41'43"W | 134.80' |
| L6 | N63°35'24"W | 111.77' |
| L7 | N38°40'00"W | 57.32' |
| L8 | N06°35'40"W | 42.71' |
| L9 | N16°04'00"E | 114.11' |

| | |
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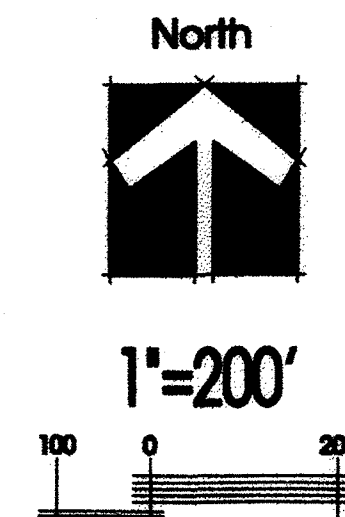
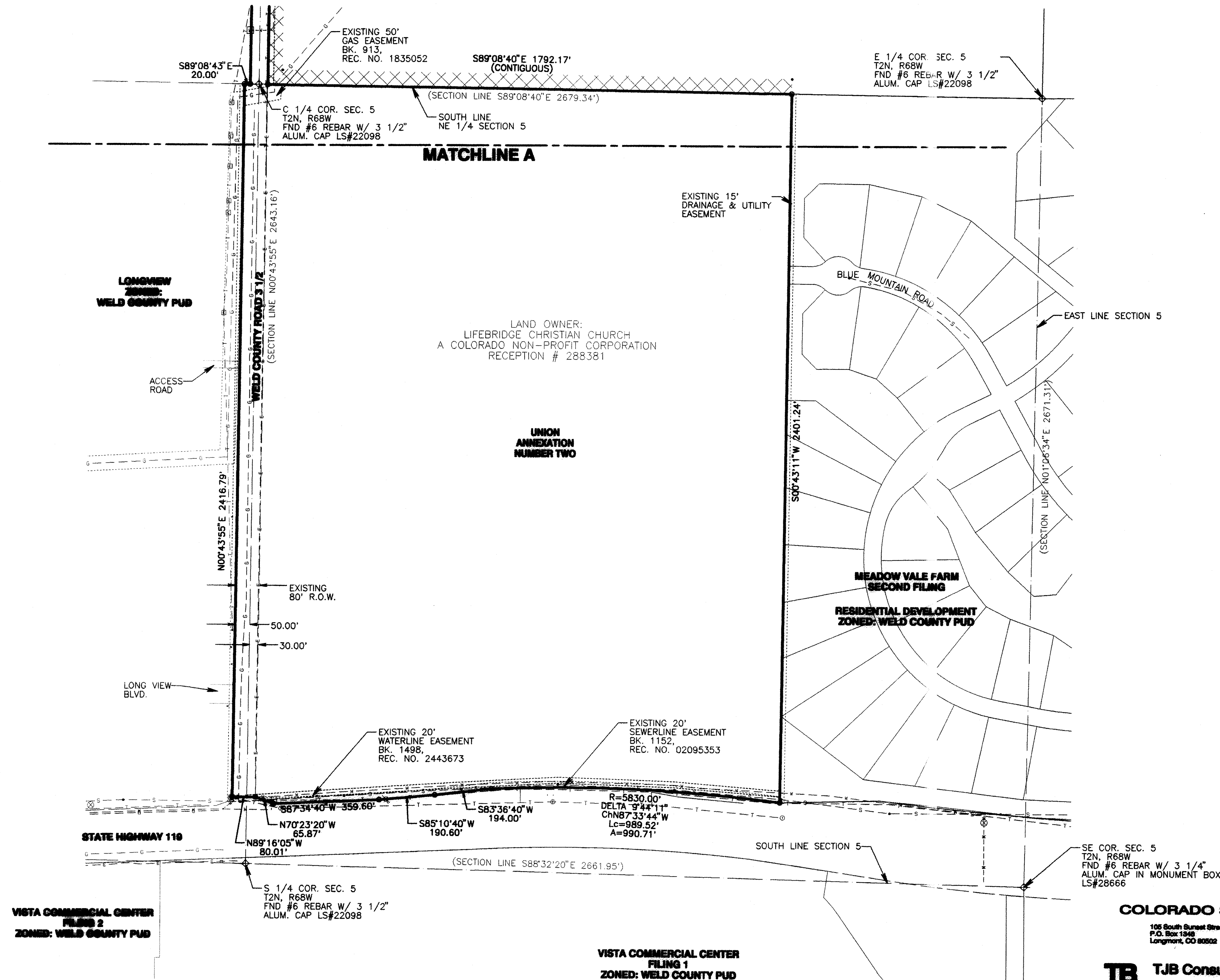
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Civil Engineering - Site Design - Project Coordination

3746258 01/21/2011 03:28P Weld County, CO
4 of 4 R 41.00 D 0.00 Steve Moreno Clerk & Recorder

UNION ANNEXATION NUMBER TWO

ANNEXATION SHEET
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TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO,
SHEET 4 OF 4



- LEGEND:**
- PROPOSED ANNEXATION BOUNDARY
 - EXISTING RIGHT-OF-WAY
 - EXISTING EASEMENT
 - SECTION LINE
 - SECTION CORNER
 - SECTION LINE
 - TOWN OF FIRESTONE BOUNDARY

| UNION ANNEXATION TWO ANNEXATION MAP | |
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Civil Engineering - Site Design - Project Coordination

VISTA COMMERCIAL CENTER
FILING 1
ZONED: WELD COUNTY PUD

VISTA COMMERCIAL CENTER
FILING 2
ZONED: WELD COUNTY PUD